

GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

Kurnool District- Alienation of Government land to a total extent of Ac.1041.16 cts in Sy.No.226/1,2,3,5,6 etc situated in Petnikota (V), Kolimigundla (M) in favour of M/s Grasim Industries Ltd Hyderabad for establishment of cement plant & town ship on payment of market value of Rs.1.00 lakhs per acre, subject to conditions in terms of B.S.O.-24 and other conditions made by the Commissioner, Industries Department – Orders - Issued.

REVENUE (Asn.V) DEPARTMENT

G.O.Ms.No.403

Dated.10th May, 2010

Read the following:

1. From the Collector, Kurnool District, Rc.No. E1/2181/08, dt.6.2.09.
2. From the CCLA, Hyderabad, Ir.No. Spl B4/168/09, dt.20.02.2009.
3. From the Commissioner of Industries, Hyderabad Lr.No.15/1/2008/1588/1588/ID, dt.18.02.2009.
4. Govt Memo No.31078/AsnV(2)/09- 2, Dated.23 .12.2009
5. From the Collector, Kurnool District, Rc.No. E1-3843/07, dt. 17.2.2010
6. From the CCLA, Hyderabad, Ir.No.Spl BB3/1040/09, dt.3.3.2010

ORDER:

In the reference first read above, the District Collector, Kurnool has reported that, on the requisition filed by Authorized Signatory, M/s Grasim Industries, Hyderabad for alienation of land for their Cement factory, he has obtained the proposal for alienation of Government land to a total extent of Ac.1041.16 cts in Sy.No.226/1,2,3,5,6 etc situated in Petnikota (V), Kolimigundla (M) in favour of M/s Grasim Industries Ltd Hyderabad for establishment of cement plant & town ship on payment of market value of Rs. 1.50 lakhs per acre.

2. The District Collector, Kurnool has also reported that, the lands are classified as A.W. as per village records and there is no cultivation. There is small flow of vagu on the northern side of Sy.No.226/1. Most of the proposed land is covered by rocky area and unfit for cultivation. There are 50 date trees and one Ragi tree. He proposed the subject land for alienation on payment of market value of Rs.1.50 lakhs per acre. He has finally recommended the following lands situated in Petnikota (V), Kolimigundla (M) in favour of M/s Grasim Industries Ltd, Hyderabad for establishment of cement plant & town ship on payment of market value of Rs.1.50 lakhs per acre with a condition that natural flow of vanka situated in northern side of land proposed and the existing trees should not be disturbed and the company should keep open existing rastha for public purpose.

Survey No.	Extent
226/1	997.51
226/2	0.56
226/3	1.54
226/4	1.05
226/5	0.24
1236	7.40
1237	8.38
1238	5.74
1240	9.56
1241/1	1.66
1241/2	1.76
1241/3	5.10
1242/1	0.66
Total	1041.16

3. In the reference second read above, the Chief Commissioner of Land Administration, Hyderabad has reported that, the Industries Department has given their recommendations for alienation of land in favour of Grasim Industries Ltd to set up the Cement Plant and town in two phases subject to fulfillment of certain conditions like financial closure obtaining clearance from Government of India. He has also reported that, the proposal of the District Collector, Kurnool has been placed before the Empowered Committee and the Committee has recommended for alienation on payment of market value of Rs.1.50.lakhs per acre.

4. In the reference third read above, the Commissioner of Industries Department has recommended for alienation in favour of M/s Grasim Industries Ltd with the following conditions:

1. The unit should obtain IEM from Govt of India for their total capacity including Phase-II of Cement plant of capacity i.e. 4.94 Mill. TPA for Phase –I and 4.94 Mill.TAP for phase-II.
2. the company must implement the pahse –I of the project in two years from the date of alienation orders/date of possession of land , which ever is earlier . The Company must also implement the expansion Project (phase-II) with in a period of 3 years from the date of alienation Govt land / date of possession which ever earlier. If the company fails to implement either phase-I or Phase –II of the project , within the above period, the alienation land proceedings shall stand cancelled and Govt will resume the land.
3. Land alienated in favour of the company should explicitly used for the purpose for which it has been alienated. (i.e. Cement project including mandatory green belt, captive power plant, Administrative building, stock yard, integrated township , Railway siding) and not for any other purpose.
4. The land so alienated should not be transferred , alienated or leased out to any other entity.
5. If any part of the alienated Govt land is left vacant / unutilized at the end of 3 years on implantation of the project the company should surrender the vacant land to the Govt.

5. In the reference fourth read above, the Chief Commissioner of Land Administration, Hyderabad has been informed that there was a big difference in fixing rates proposed to different companies and recommended by various authorities and requested to re-examine the issue by Empowered Committee.

6. In the reference sixth read above, the Special Chief Secretary & CCLA, Hyderabad has reported that the matter has been referred to the District Collector, Kurnool and the Collector, Kurnool has reported that, regarding lands to an extent of Ac.1041.16 cts in Petnikota (V), Kolimigundla (M) proposed for alienation in favour of the Grasim Industries Ltd Hyderabad, at Rs.1,50,000/- per acre, the basis here is sales statistics of 2006, 2007, 2008 and the maximum sale value is Rs.1,10,000/- in 2008. In fact it was informed that the same company has paid this value i.e. Rs.1,10,000/- per acre to the adjacent patta lands. Hence, it would be appropriate to add 10% escalation factor to the highest sale value as there is gap of one year and finalized the land rate.

7. The Special Chief Secretary & CCLA, Hyderabad has also reported that, the Empowered Committee has perused the report of the Collector in its meeting and recommended the proposal at Rs.1.00 lakh per acre .

8 Government after careful examination of the matter, have decided and accordingly hereby direct that the Government land to a total extent of Ac.1041.16 cts in Sy.No.226/1,2,3,5,6 etc situated in Petnikota (V), Kolimigundla (M) be alienated in favour of M/s Grasim Industries Ltd, Hyderabad for establishment of cement plant and town ship on payment of market value of Rs.1.00 lakh per acre, subject to conditions in terms of B.S.O.-24 and conditions made by the Commissioner, Industries Department and the company should keep open existing rasta for public purpose and other usual conditions.

9. The Special Chief Secretary & Chief Commissioner of Land Administration, Hyderabad and the Collector, Kurnool District, shall take necessary action accordingly.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

RAJESWAR TIWARI
SECRETARY TO GOVERNMENT

To
The Special Chief Secretary & Chief Commissioner of Land Administration, Hyderabad
The Collector, Kurnool District

Copy to:

The Authorized Signatory, M/s Grasim Industries, Hyderabad

through the Collector, Kurnool District.

Sf/Sc

//FORWARDED::BY ORDER//

SECTION OFFICER